

**Planning & Zoning Commission (PZC)
Thursday December 7, 2017
7:30 PM
Council Chambers, Third Floor
Vernon Town Hall, Memorial Building
14 Park Place
Rockville / Vernon, CT**

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DRAFT MINUTES

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1. Call to Order & Roll Call

- Meeting was called to order by Chairman Charles Bardes at 7:30pm.
- Regular members present: Chairman Charles Bardes, Susan Reudgen, Wes Shorts, Ronald Scussel, and Roland Klee
- Alternate Members: Jesse Schoolnik (sitting for Joseph Miller) and Charles Catania (sitting out)
- Absent Members: Iris Mullan (Alternate) and Joseph Miller
- Staff present: David Smith, Town Engineer, Shaun Gately, Economic Development Coordinator and Louis A. Spadaccini, Town Attorney
- Recording secretary: Cassandra Minor

2. Administrative Actions / Requests

2.1 Amendment / Adoption of Agenda- Additional business to be considered under agenda item #4 "Other Business" Requires Commission Vote.

- None

2.2 Communications received NOT related to Agenda Items

- None

2.3 Acceptance of Minutes of October 26, 2017 and November 16, 2017

The minutes from November 16, 2017 meeting to be reviewed at the next scheduled meeting on December 21, 2017.

Due to lack of quorum, the approval of the minutes from the Special Meeting held on October 26, 2017 will be held in abeyance until the next regularly scheduled meeting.

2.4 Referrals to PZC for a report pursuant to Section 8-24 of Ct. General Statues:

- 133 Tunnel Road disposition of town owed property.

Chairman Charles Bardes made a motion to approve the disposition of 133 Tunnel Road as it is consistent with Plan of Conservation and Development. Jesse Schoolnick sitting for Joseph Miller seconded and the motion passed unanimously.

- **Ogden Brook Subdivision (#214 West Street) conveyances to town.**

Ronald Scussel made a motion to approve the conveyance of Ogden Brook Subdivision as it is consistent with the Plan of Conservation and Development. Susan Reudgen seconded and the motion passed unanimously.

3. Public Hearing and Action on Application

- None.

4. Receipt of Application

4.1.1 Application [PZ-2017-20] of Krause Realty Trust for a Zone Change from R-27 to Commercial located at 34-42 Acorn Road (Assessor's ID: Map #1, Block #159A, Lot/Parcel #1 & 2).

Chairman Charles Bardes called for the Public Hearing to be scheduled for January 18, 2017. Motion passed unanimously.

4.1.3 Application [PZ-2017-21] of Richard Hayes for a Special Permit/Site Plan of Development on 4 Parcels and a Zone Change on 2 of those Parcels from R-22 to Commercial. This application is for the construction of Multi-family housing and Commercial development at #14 Hyde Ave. (Assessor's ID: Map #46, Block #0071, Lot/Parcel #00019).

Ronald Scussel made a motion to set the Public Hearing for December 21, 2017. Motion passed unanimously.

4.2 Additional Business to be considered should be introduced under PZC meeting agenda item "#2.1 Amendment/ Adoption of Agenda" at the beginning of the meeting.

- None

5. Adjournment

Susan Reudgen motioned to adjourn the meeting at 7:50pm. Wes Shorts seconded and the motion passed unanimously.

Respectfully Submitted,



Cassandra Minor
Recording Secretary